

**PLACENTIA PLANNING COMMISSION
MINUTES OF THE REGULAR MEETING**

October 13, 2015

The regular meeting of the Placentia Planning Commission on October 13, 2015 was called to order at 6:32 p.m. in the Placentia Council Chambers, 401 East Chapman Avenue, Placentia, by Vice Chair Perez.

ROLL CALL:

PRESENT: Commissioner Lee, Solomonson, Perez, Schaefer
ABSENT: Schenck, Tomazic

PLEDGE OF ALLEGIANCE: Commissioner Lee

OTHERS PRESENT: Yolanda Summerhill, Assistant City Attorney
Damien R. Arrula, Acting City Administrator
Charles Rangel, Contract Senior Planner
Michelle Munoz, Secretary

ORAL COMMUNICATIONS: None

CONSENT CALENDER: None

PUBLIC HEARING:

1. **Applicant: City of Placentia**
Project Location: City-wide

Zoning Code Amendment (ZCA) 2015-04:

An Ordinance Amending Sections 23.27.040(6), 23.30.030(4), 23.33.030(14), 23.33.040(14), 23.36.030(17) and 23.36.040(15) of Title 23 (Zoning Ordinance) and Section 8.44.050 of Title 8 (Health and Sanitation) of the Placentia Municipal Code Pertaining to massage establishments. The proposed Zone Code Amendment is not expected to create a negative impact on the physical environment and is therefore categorically exempt pursuant to the California Environmental Quality Act (CEQA) Guideline § 15061(b)(3) and City Environmental Guidelines.

Recommended Actions: It is recommended that the Planning Commission:

- a. Open Public Hearing concerning the Zone Change, No. 2015-04, Receive the Staff Report and consider all Public Testimony, and Close the Public Hearing; and
- b. Adopt Resolution No. PC-2015-17, A Resolution of the Planning Commission of the City of Placentia, California, recommending to the City Council of the City of Placentia, Amending Sections 23.27.040(6), 23.30.030(4), 23.33.030(14), 23.33.040(14), 23.36.030(17) and 23.36.040(15) of Title 23 (Zoning Ordinance) and Section 8.44.050 of Title 8 (Health and Sanitation) of the Placentia Municipal Code Pertaining to massage establishments.
- c. Find that the Application is Categorical Exempt from CEQA pursuant to State CEQA Guidelines § 15301 as it pertains to an "Existing Facility" where it can be seen with certainty that there is no possibility that the project will have a significant effect on the environment.

(Approved 4-0)

Senior Planner Rangel provided a brief overview of the item noting with AB 1147 going into effect January 2015, cities and counties will be able to regulate businesses that provide massage therapy services and the California Massage Therapy Council will be responsible for regulating individuals who apply or have certification to provide massage therapy services. He noted that the proposed ordinance will require all massage applicants to apply for a Use Permit which will be approved by the Planning Commission. He noted that acupuncture establishments have been excluded from the ordinance because they are regulated and licensed by the State.

Chair Schaefer inquired if individual massage therapist are required to have a license.

Acting City Attorney Summerhill noted the provisions in the Placentia Municipal Code section 8.44.050 states that a massage business license is required for both the establishment owner and each practitioner.

Chair Schaefer opened the public hearing at 6:46 p.m., and closed the public hearing at 6:47 p.m.

Motion by Vice Chair Perez, seconded by Commissioner Lee, and carried a (4-0, Schenck and Tomazic absent) vote to approve the recommended actions.

OLD BUSINESS: None

NEW BUSINESS:

2. UCD 2015-05 Parking Determination for 201 West Santa Fe Street

Recommended Actions: It is recommended that the Planning Commission:

- a. Adopt Resolution PC-2015-18, A Resolution of the Planning Commission of the City of Placentia, Making Certain Findings the Practical Difficulties Exist which Preclude the Reasonable Provision of the Required Number of Parking Spaces, and the Public Off-Site Parking may be Counted for Some or All of the Required Parking Pertaining to the Business to be Located 201 West Santa Fe Street and Making Finding in Support Thereof Subject to the Attached Conditions of Approval.

(Approved 4-0)

Senior Planner Rangel noted that the property owner and tenant are requesting relief from the Placentia Municipal Code on parking requirements for businesses. He provided a brief overview on the type of business for that location, and noted that Staff recommends that the Planning Commission approve the parking determination.

Chair Schaefer noted that the Planning Commission is addressing the parking determination issue and not the type of establishment opening in that location.

Motion by Chair Schaefer, seconded by Vice Chair Perez, and carried a (4-0, Schenck and Tomazic absent) vote to approve the recommended action.

DEVELOPMENT REPORT:

Senior Planner Rangel noted upcoming items that will be presented to the Planning Commission, including: Use Conformity Determination for Laser Tag Use.

DIRECTOR'S REPORT:

Senior Planner Rangel noted that the City is working on the MetroLink Station and the Comprehensive Update.

PLANNING COMMISSION REQUESTS: None

ADJOURNMENT

Chair Schaefer adjourned the Planning Commission meeting at 6:59 p.m. to a regular meeting on Tuesday, November 10, 2015 at 6:30 p.m. in the City Council Chambers at 401 East Chapman Avenue, Placentia.

Submitted by,



Charles L. Rangel
Senior Planner